

HOME IMPROVEMENTS

Below you will find a list of all of the improvements the sellers have made since owning the home.

Basement:

- Leveled the concrete floors
- Installed vinyl flooring throughout
- Added gas line and gas logs insert to fireplace
- Installed recessed lighting throughout
- Added tin ceiling tiles throughout
- Installed tongue-and-groove walls over basement walls
- Remodeled bathroom and added new fixtures
- Created a kid's clubhouse under stairs and bakery play area
- Painted and added new hardware to cabinets; added refrigerator
- Created enclosed laundry area with folding table
- Added shelving in the storage area
- Built a cabinet to cover the electrical panel
- Replaced the furnace and water heater
- Installed a water softener

Main Level:

- Kitchen remodel with new appliances, hardwood floors, and recessed lighting
- Widened the doorway to the formal dining room
- Built/installed a bar top, shelving, and new light fixture in wine room
- Installed a new light fixture in formal dining room
- Converted the closet in the primary bedroom to a pocket office
- Added two new light fixtures to the primary bedroom and a new fixture in the bathroom.

Second Level:

- Added a murphy bed and installed closet systems in study/bedroom
- Entire remodel of bathroom
- Treated and insulated attic storage space

Exterior:

- New roof and gutters
- Installed new air conditioner
- Replaced front retaining wall
- Added two patios - side and back
- Installed outdoor wood-burning fireplace
- Installed custom pull-down bar and TV enclosure

****Total estimated cost of all upgrades - \$125,000**

